



City of Marietta

205 Lawrence Street
Post Office Box 609
Marietta, Georgia 30061

Meeting Minutes BOARD OF ZONING APPEALS

James A. Mills, Ward 3, Chairman
J. K. Lowman, Ward 2, Vice Chairman
Brad N. Leskoven, Ward 1
David Hunter, Ward 4
Ronald Clark, Ward 5
Bobby Van Buren, Ward 6
Justice Barber, Ward 7

Monday, January 25, 2016

6:00 PM

City Hall Council Chambers

Present: James Mills, J. K. Lowman, Brad N. Leskoven, Ronald Clark, Bobby Van Buren and Justice Barber

Absent: David Hunter

Staff:

Rusty Roth, Development Services Manager
Brian Binzer – Director Development Services
Jasmine Chatman, Urban Planner
Daniel White, City Attorney
Ines Embler, Secretary to the Board

CALL TO ORDER:

Chairman Mills called the January 25, 2016 meeting of the Board of Zoning Appeals to order at 6:00 PM.

Chairman Mills explained the rules and procedures used in conducting the public hearings.

MINUTES:

20151179 December 14, 2015 Board of Zoning Appeals Meeting Minutes

Review and Approval of the December 14, 2015 Board of Zoning Appeals Meeting Minutes.

Mr. Lowman made a motion, seconded by Mr. Van Buren that the December 14, 2015 Board of Zoning Appeals meeting minutes be approved. The Motion carried 6-0-0. Mr. Hunter was absent.

A motion was made by Board member Lowman, seconded by Board member Van Buren, that this Minutes be Approved and Finalized. The motion CARRIED by the following vote.

Absent: 1

Vote For: 6

VARIANCES:

20151167 V2016-01 [VARIANCE] STEVE RAYMAN

V2016-01 [VARIANCE] STEVE RAYMAN is requesting a variance for property located in Land Lot 805, District 17, Parcel 0060, 2nd Section, Marietta, Cobb County, Georgia and being known as 2165 Cobb Parkway South. Variance to allow the use of ACM (Aluminum Composite Metal) panels on the side of a building facing a roadway. Ward 7A.

A public meeting was held.

Mr. David Zenner, architect for the project, presented a request for a variance to allow the use of ACM (Aluminum Composite Metal) panels on the side of a building facing a roadway in order to use aluminum composite on fascia of building.

There were no questions from the Board Members.

There was no opposition to this variance.

The public hearing was closed.

A motion was made by Ms. Barber to grant the application on the basis that it would not be detrimental or injurious to the property or the improvements in the vicinity of the development or to the public health, safety or general welfare. It was seconded by Mr. Clark. The Motion carried 6-0-0.

A motion was made by Board member Barber, seconded by Board member Clark, that this Variance be Approved and Finalized . The motion CARRIED by the following vote.

Absent: 1

Vote For: 6

20151168 V2016-02 [VARIANCE] PINNACLE TOWERS LLC

V2016-02 [VARIANCE] PINNACLE TOWERS LLC is requesting a variance for property located in Land Lots 1214 & 1235, District 16, Parcel 0630, 2nd Section, Marietta, Cobb County, Georgia and being known as 25 Ayers Ave. Variance to allow the use of gravel as an acceptable parking and/or driving surface; variance to allow a 6' tall chain link fence in a front yard; variance to allow barbed wire on a fence in a yard fronting a street on property zoned for commercial. Ward 1A.

A public meeting was held.

Ms. Alyson Colomb, representing the applicant, presented a request for a variance to allow the use of gravel as an acceptable parking and/or driving surface and a chain link fence with barbed wire along the top in order to extend the fence out to the rest of their existing lease space and fill the broken up asphalt with gravel.

Mr. Lowman, Mr. Clark, Mr. Van Buren and Mr. Leskoven asked questions about protection of the existing fence, grading and location of timbers. Ms. Colomb explained that the fence will be protected all the way around; that they are only putting gravel inside the fenced area and from the fence to the street they will re-concrete so that the whole sidewalk is fixed and repaired. She stated that the timbers would be on the inside of the fenced area in order that none of the gravel washes off to the street.

Mr. Mills asked whether they will be taking the asphalt up or putting the gravel on top of the existing asphalt and about the thickness. Ms. Colomb said they plan on just putting the gravel on top of the existing asphalt, but if they need to take it up first they will. She said the gravel thickness is about two (2) inches.

Mr. Van Buren asked about the placement of the gravel where the concrete is built. Ms. Colomb said they would match the same height.

Mr. Clark asked if vehicles would be driving across where the drive way currently is located or if it would be sealed off. Ms. Colomb said it would be completely sealed off; there will not be a new gate; that the existing gate will remain where it is.

Mr. Van Buren asked for clarification regarding the pictures provided. Mr. Joe Scells, from the audience approached the bench and went over the pictures with Mr. Van Buren satisfactorily.

There was no opposition to this variance.

The public hearing was closed.

A motion was made by Mr. Leskoven to grant the application, with the stipulation that the right of way be repaired/reconstructed with concrete as indicated, on the basis that it would not be detrimental or injurious to the property or the improvements in the vicinity of the development or to the public health, safety or general welfare. It was seconded by Mr. Van Buren. The Motion carried 6-0-0.

A motion was made by Board member Leskoven, seconded by Board member Van Buren, that this Variance be Approved as Stipulated. The motion CARRIED by the following vote.

Absent: 1

Vote For: 6

ADJOURNMENT:

The January 25, 2016 meeting of the Board of Zoning Appeals was adjourned at 6:15PM


JAMES (JIM) MILLS, CHAIRMAN
INES EMBLER, SECRETARY

